



KLAMATH COUNTY TITLE COMPANY

K-42897

STATUTORY WARRANTY DEED
 (Individual or Corporation)

FREDERICK R. RAWLINS, JR. AND BARBARA S. RAWLINS

conveys and warrants to JOSEPH D. SMITH AND CINDY H. SMITH, husband and wife, Grantor,
 the following described real property in the County of KLAMATH and State of Oregon, Grantee,

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF

SUBJECT TO:

1. Reservations and Restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.
2. Mortgage, including the terms and provisions thereof, recorded January 31, 1980, in Volume M80 page 2318, Mortgage Records of Klamath County, Oregon, in favor of the State of Oregon, represented and acting by the Director of Veterans' Affairs, which Mortgage Grantees herein agree to assume and pay according to the terms and provisions contained therein.

This property is free of liens and encumbrances, EXCEPT:

SET FORTH HEREINABOVE

The true consideration for this conveyance is \$ 61,000.00 (Here comply with the requirements of ORS 93.030*).

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 1st day of February 19 91. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Fredrick R. Rawlins Jr.
 FREDERICK R. RAWLINS, JR.

Barbara S. Rawlins
 BARBARA S. RAWLINS

STATE OF OREGON, County of Klamath)ss.
 The foregoing instrument was acknowledged before me
 this 1st day of February 19 91
 by FREDERICK R. RAWLINS, JR. AND
BARBARA S. RAWLINS

Debra Bullock
 Notary Public for Oregon
 My commission expires: 12/19/92

After recording return to:

Joseph & Cindy Smith
 5418 Lockford
 Klamath Falls OR 97603
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

SAME AS ABOVE

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____)ss.
 The foregoing instrument was acknowledged before me
 this _____ day of _____ 19 _____
 by _____ and
 by _____
 of _____
 a corporation, on behalf of the corporation.

Notary Public for Oregon
 My commission expires: _____

THIS SPACE RESERVED FOR RECORDER'S USE

DESCRIPTION OF PROPERTY

The following described real property situated in Klamath County, Oregon:

A parcel of land situated in the N $\frac{1}{2}$ S $\frac{1}{2}$ NE $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Southwest corner of the E $\frac{1}{2}$ SE $\frac{1}{4}$ (E 1/6 corner) of said Section 11, thence North 00°26'00" West (North 00°16' West by Deed Volume M74-9088 as recorded in the Klamath County Deed Records) 1786.3 feet; thence South 89°40'10" East (South 89°31' East by said Deed Volume M74-9088) 150.00 feet to the True Point of Beginning of this description; thence continuing South 89°40'10" East 85.00 feet; thence South 00°19'50" West 129.99 feet to the South line of said N $\frac{1}{2}$ S $\frac{1}{2}$ NE $\frac{1}{2}$ SE $\frac{1}{4}$; thence North 89°40'10" West along said line, 83.27 feet; thence North 00°26'00" West (North 00°16' West by said Deed Volume M74-9088) 130.00 feet to the True Point of Beginning.

TOGETHER WITH a 60 foot easement, for ingress and egress, described as follows:

Beginning at the True Point of Beginning of the above described parcel; thence South 89°40'10" East 85.00 feet, thence North 00°19'50" East 60.00 feet; thence North 89°40'10" West 205.80 feet to the easterly right of way line of Homedale Road; thence South 00°26'00" East, along said right of way line, 60.00 feet; thence South 89°40'10" East 120 feet to the Point of Beginning, with bearings based on Survey No. 1538, as recorded in the office of the Klamath County Surveyor.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 4th day
of Feb. A.D., 19 91 at 9:10 o'clock AM., and duly recorded in Vol. M91,
of Deeds on Page 2092.

Evelyn Biehn - County Clerk

By R. A. Mendenhall

FEE \$33.00